

**GLASTONBURY TOWN COUNCIL
REGULAR MEETING MINUTES
TUESDAY, DECEMBER 6, 2016**

The Glastonbury Town Council with Town Manager, Richard J. Johnson, in attendance, held a Regular Meeting at 7:00 p.m. at the Council Chambers of Town Hall, 2155 Main Street, Glastonbury, Connecticut.

1. Roll Call

Council Members

Dr. Stewart Beckett III, Chairman
Mr. Whit C. Osgood, Vice Chairman
Mrs. Jill Barry
Ms. Karen Boisvert
Mr. Lawrence J. Byar
Mr. Kurt P. Cavanaugh
Mr. William T. Finn
Mr. Thomas P. Gullotta
Mrs. Cara (Tonucci) Keefe

(a) Pledge of Allegiance.

Led by Chairman Beckett

2. Public Comment

Mr. Matthew Kirk of 57 Sturgeon River Road presented a letter signed by 116 residents between noon and 5pm expressing concern about the confluence of school finances, school air conditioning and school closure and requested the Town Council form a special committee made up of Members of the Town Council, Board of Finance and Board of Education. He noted that the Board of Education has moved up their timeframe for a decision on the school closing in violation of their previous decision since the Board of Finance said that they wouldn't send the air conditioning to referendum without a decision on the school.

3. Special Reports.

(a) Report on Center Village Housing Project – Housing Authority.

Mr. Neil Griffin, Executive Director Glastonbury Housing, spoke to the history of the Center Village and that they are now moving forward on upgrades. He said that the existing residents will remain and the rents will be protected. He noted the images saying that they want something that they can be proud of and will provide better amenities for the residents. Mrs. Keefe asked if the sidewalks would be replaced and about the navigation of a multi-story building. Mr. Griffin said they would replace the sidewalks and would have elevators just like Naubuc Green and the Herbert T. Clark House. Mr. Finn asked about the construction timeline. Mr. Griffin said it would be 17 months in two phases starting this April or May 2017 and going through August or September of 2018. Mr. Gullotta expressed support and confirmed with Mr. Johnson that the 5% pilot would be on a future agenda. Chairman Beckett called the project exciting and expressed support of the pilot. He said that it was important to have diversity of housing.

4. Old Business.

None

5. New Business.

(a) Presentation and discussion on multi-year budget projections.

Mr. Johnson spoke to assumptions and reviewed for ten years Appropriations and Expenditures as well as pension, Debt Service, Capital Reserve Transfer, the Total Projected Expenditure, Revenues, Tax Levies,, Revenue Change and amount that must be raised through a mil rate increase or via school closing. Vice Chairman Osgood asked about the history of the grand list growth for the last 5 years. Mr. Johnson said it was about 1.9%. Mrs. Barry asked if the revenue from the latest projects was already incorporated and Mr. Johnson replied saying yes. Chairman Beckett said that he originally thought they could do the projects and hold taxes but now wasn't so sure.

Mr. Byar questioned the debt vs. debt service. Diane Waldron, Finance Director, said she would look into the numbers. Mr. Gullotta said it looks like they would save 6/10 of 1% to close a school. Mr. Osgood asked for the spreadsheet saying that it's helpful to have both the absolute change and the percentage change. He said that a 3.55% tax increase does not appeal. Chairman Beckett said that this is the context to start the budget process with the CIP in January. He said that they must balance tax increases with maintaining infrastructure and being responsive to

needs of the town. He appreciated looking this far down the road to see how things play out. Vice Chairman Osgood asked the rate of the bonds and Mr. Johnson replied saying 3.75%. Mr. Byar thanked them and added that it would be helpful to see the bond number.

(b) Action on Capital Improvement Program Criteria for FY 2017-2018.

Mr. Johnson reviewed his memo to the Council on the topic dated December 2, 2016, noting that this was discussed at the capital project meeting, 3.5% Debt Service Principle and 10% Debt Service criteria. He said that 2.5% is a better link to 10% debt service and the Board of Finance agreed. Mr. Byar said it was logical and expressed support. Mr. Gullotta asked about the amount to go to bond. Mr. Johnson said that the Town Council had decided previously that whenever they go to bond, they would send the question to referendum. He continued saying that they also established a self-imposed project cost of \$3M to seek voter approval. Mrs. Barry noted that the borrowing cap was \$146M.

Motion By: Mr. Cavanaugh

Seconded By: Mr. Gullotta

BE IT RESOLVED, that the Glastonbury Town Council hereby approves amendment to the Capital Improvement Program Criteria dated May 10, 2016 to reduce the net debt limit from 3.5% to 2.5% of the equalized full value of the Grand List, as described in a report by the Town Manager dated December 2, 2016 and as recommended by the Board of Finance.

Result: Motion passes unanimously {9-0-0}.

6. Consent Calendar.

None

7. Town Manager's Report.

Mr. Johnson reviewed his report to the Council on the topic dated December 2, 2016.

Motion By: Mr. Cavanaugh

Seconded By: Mr. Gullotta

BE IT RESOLVED, that the Glastonbury Town Council hereby acknowledges receipt of the Town Manager's expense report dated July 1 through September 30, 2016.

Result: Motion passes unanimously {9-0-0}.

Mr. Johnson questioned if the Town Council would support work for the Putnam Bridge approachways if any money was available. Chairman Beckett said that this happens at CRCOG all the time, if someone can't get something done by a deadline, they shift the money. Mr. Cavanaugh questioned if they want the project done. Vice Chairman Osgood said that the project was funded. Mr. Cavanaugh asked how much and Mr. Johnson replied saying \$7.8M. Mr. Johnson said that this would allow the money to be put to good use rather than for the program to lapse. Mr. Gullotta urged the media to advertise the CIP meeting in order to encourage attendance calling it one of the most important meetings of the year.

Motion By: Mr. Gullotta

Seconded By: Vice Chairman Osgood

BE IT RESOLVED, that the Glastonbury Town Council hereby reduces by \$10,000 the required payment to the town from the operators of Minnechaug given that the project to remove sediment from the pond required the closure of the course the last two plus months of the season.

Disc: Mr. Finn noted that the operators lobbied for this project, felt they should have some responsibility for the loss of revenue and felt the \$10,000 was excessive. He also noted that the restaurant was a missed opportunity for revenue as well.

Amendment By: Mr. Finn

Seconded By: Mr. Byar

BE IT RESOLVED, that the Glastonbury Town Council hereby amends the motion on the floor reducing the relief from rental payments granted to the operators of Minnechaug from \$10,000 to \$5,000.

Disc: Mr. Johnson said that this is a reduction in rent paid to the town given the operators were unable to generate revenue during the course's closure. Mr. Byar asked about the rent and Mr. Johnson said it was about \$40-45,000 with some variable elements. Mr. Byar said it was close enough and made sense to him. Mr. Finn reiterated that they lobbied for the renovations and signed the lease anyway and then sought relief. Vice Chairman Osgood said he wouldn't support the amendment saying they are fortunate to have the operators.

Result: Motion to amend fails {1-8-0}.

For: Mr. Finn,

Oppose: Chairman Beckett, Vice Chairman Osgood, Mrs. Barry, Ms. Boisvert,
Mr. Byar, Mr. Cavanaugh, Mr. Gullotta and Mrs. Keefe

Abstain: None

Result: Original motion carries {8-1-0}.

For: Chairman Beckett, Vice Chairman Osgood, Mrs. Barry, Ms. Boisvert,
Mr. Byar, Mr. Cavanaugh, Mr. Gullotta and Mrs. Keefe

Oppose: Mr. Finn

Abstain: None

A consensus was reached in favor of the reallocation of the funds for the trail if the opportunity came up and authorized the Town Manager to submit the letter to the DOT. Mr. Gullotta said he thought it was great to have town staff work with the mason on the repairs of the walls at Slocum's and hoped the Historical Society can raise that last \$3-4,000 needed for their preservation. Chairman Beckett asked about the public informational hearing. Mr. Gullotta said that they could wait to hear if the public has interest. Mr. Cavanaugh asked that they have a public informational hearing. Vice Chairman Osgood said he agreed with Mr. Gullotta but would support Mr. Cavanaugh's request. Mr. Johnson said that he suggests they consider January for a meeting timeframe and a consensus was reached to hold it on a regular meeting night. Mr. Cavanaugh asked how long the balloon would be flown for the proposed cell tower. Mr. Johnson said that it usually goes up mid-morning and is down by dark but he could talk to them about extending the time. Mr. Byar expressed support of being proactive and holding the public informational hearing. Mrs. Keefe and Mrs. Barry agreed.

8. Committee Reports. *None*

(a) Chairman's Report.

9. Communications.

(a) Thank you note from Eva Bowden.

10. Minutes

(a) Minutes of November 22, 2016 Regular Council Meeting.

Motion By: Mr. Cavanaugh

Seconded By: Mr. Gullotta

BE IT RESOLVED, that the Glastonbury Town Council hereby approves the minutes as submitted for the regular meeting held November 22, 2016.

Result: Motion passes unanimously {9-0-0}.

11. Appointments and Resignations. *None*

12. Executive Session.

(a) Potential property acquisition.

Motion By: Mr. Cavanaugh **Seconded By:** Mr. Gullotta
BE IT RESOLVED, that the Glastonbury Town Council hereby enters executive session at 8:20 pm for the purposes of a potential land acquisition.
Result: Motion passes unanimously {9-0-0}.

Present for the executive session were Town Council Members: Dr. Stewart Beckett, III, Mrs. Jill Barry, Ms. Karen Boisvert, Mr. Lawrence J. Byar, Mr. Kurt Cavanaugh, Mr. William Finn, Mr. Thomas P. Gullotta, Mrs. Cara Keefe and Mr. Whit Osgood with Town Manager, Richard J. Johnson.

Motion By: Mr. Cavanaugh **Seconded By:** Mr. Gullotta
BE IT RESOLVED, that the Glastonbury Town Council hereby exits executive session at 8:35 pm.
Result: Motion passes unanimously {9-0-0}.

13. Adjournment

Motion By: Mr. Cavanaugh **Seconded By:** Mr. Gullotta
BE IT RESOLVED, that the Glastonbury Town Council hereby adjourns their regular meeting of December 6, 2016, at 8:36 pm.
Result: Motion passes unanimously {9-0-0}.

Respectfully submitted,

Kimberly Meanix Miller

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Recording Clerk

Stewart Beckett, III
Chairman

